

Ocean Gate Villas, HPR

Rules of Conduct

Police, Fire, Rescue Squad (EMERGENCY)	911
Hilton Head Hospital	843-681-6122
IMC Resort Services, Inc.	843-785-4775 (Local)
IMC Resort Services, Inc.	877-785-4775 (Toll Free)

ALL OWNERS AND THEIR GUESTS MUST ABIDE BY THE FOLLOWING RULES:

Owners are responsible for the actions of their guests and tenants. Overnight guests are limited to six (6) people per unit (children are counted towards the limit of six people). Owners must provide their rental agent and every renter (prior to their arrival at Ocean Gate) with a copy of these Ocean Gate Rules. These rules must be displayed in a prominent place in all villas for renters and guests.

1. No one shall act to interfere with the peace and enjoyment of the owners or guests of Ocean Gate Villas, such as playing: loud music, loud televisions, musical instruments and amplifiers, having loud parties or engaging in hazardous activity. Marijuana is not permitted on Ocean Gate Villa property as it is illegal in South Carolina for both recreational and medical use, with possession of any amount treated as a criminal offense.
2. Parking of unauthorized vehicles is not permitted. This includes boat trailers, car trailers, trucks, campers and motorhomes. Motorcycles may be approved on an exception basis with requests submitted to the board for preauthorization and short-term consideration. Unauthorized vehicles will be towed away (or booted) at the owners' expense. No disabled vehicles (flat tires included) are permitted beyond 24 hours. If a vehicle is found to be in violation of any of these rules the villa owner who sponsored the vehicle will be subject to \$25.00 fine per each violation to compensate Ocean Gate Villas, HPR for enforcement costs. Parking is limited to 2 assigned spaces per villa. Additional guest parking (2 spaces) is available on the Cordillo side (near villas #9 & #11) of the property.
3. No major repair of any vehicle is permitted on property.
4. **ONLY VILLA OWNERS ARE PERMITTED TO HAVE PETS. THIS INCLUDES PETS INSIDE VILLAS AND ON PROPERTY**
Owners are reminded that common sense and courtesy apply to all for the mutual enjoyment of Ocean Gate Villas, HPR. Pets must be under control at all times. Walkers must use a leash. Pet owners are responsible for the immediate removal of pet droppings from any area of Ocean Gate Villas, HPR. Fines will be levied on any owner who fails to comply. First offenses will be brought before the Board of Directors; second offenses will be fined \$100.00 per occurrence. Pet nuisance calls should be reported to IMC Resort Services, Inc. at 843-785-4775. **PETS ARE NEVER PERMITTED IN THE POOL AREA.**
5. No firearms, including BB guns or fireworks, are permitted according to Beaufort County ordinance.
6. Beach or bath towels, bedding or any other garments may not be hung from balconies, gates, fences or windows. This includes articles being hung on fencing around swimming pool.
7. No posters, advertisements or signs may be displayed on the property. Only Hilton Head building permits may be displayed in front window in accordance with building code ordinance.
8. Garbage and/or trash must be placed in containers provided inside shed area. Ensure lid remains closed. All trash should be placed inside plastic trash bags and all plastic bags should be tied before placing inside trash container. At no time should trash be loosely placed inside the container. No trash to be left on ground or outside container. Place trash from swimming pool or tennis court area using trash receptacle near swimming pool or take to villa.

9. No electrical wiring or telephone wiring, television antennae, machines or air conditioning units or similar objects may be installed on the dwelling unit except as authorized by the Board of Directors.
10. All residents, including short-term and guests, are required to keep their immediate area (both back and front, including courtyard) neat and attractive looking as deemed by the Board of Directors.
11. No running, ball throwing or Frisbee playing in the courtyard.
12. Overnight guests are limited to six (6) people per villa (children are counted towards the limit of six people).
13. The tennis/pickleball court is for the use of owners, residents and their guests only. No rollerblading, biking, skateboards, or Frisbee is allowed in the tennis court area. Lock gates after using courts.
14. Requests for services/repairs by IMC Resort Services, Inc. must be made to the office in writing and not to the workmen on duty.
15. Please do not park/place bikes, strollers, beach chairs or beach wagons on the grass.
16. No feeding of wild animals and/or disposing of food to attract wild animals.

SWIMMING POOL

The swimming pool is open without lifeguard service. **Owners and guests swim at their own risk.** Non-resident guests must be accompanied by a villa resident. All posted regulations **must** be observed. Pool hours are 8:00 a.m. to sunset. April through October.

The Ocean Gate Villas swimming pool is a regulated community amenity. Access to the pool is not guaranteed.

The pool may be temporarily closed by the South Carolina Department of Environmental Services, the Board, or the community's pool operator because of regulatory requirements, water-quality concerns, contamination, required maintenance, weather conditions, safety concerns, or the failure or repair of essential pool equipment.

Ensure pool gates remain closed and latched. Never prop open a pool gate.

Pets, food and glass objects are not allowed in the pool area – **this is a state law.**

A parent or responsible adult supervisor must be present inside swimming pool area with children under the age of twelve (12). Fecal matter will result in pool being closed. No swimming after recent illness or upset stomach.

Use of phones and/or music equipment require earphones or earbuds around the pool.

No playing on the rope. No diving. No playing on hand rails or pool fence.

No swimming during thunderstorms or electrical storms.

Violators of these rules of conduct will be subject to fines, eviction and further legal action if necessary.

Ocean Gate Villas, HPR Board of Directors

Revised August 2026